

175.0

0003

0005.B

Map

Block

Lot

1 of 1  
CARD

ARLINGTON

APPRaised:

Total Card / Total Parcel  
26,800 / 26,800

USE VALUE:

26,800 / 26,800

ASSESSED:

26,800 / 26,800


**Patriot**  
Properties Inc.

## PROPERTY LOCATION

No	Alt No	Direction/Street/City
0	LOT	WOLLASTON AVE, ARLINGTON

OWNERSHIP	Unit #:
Owner 1: QUERZE ELIO D III & YEKATERINA	
Owner 2:	
Owner 3:	

Street 1: 179 WOLLASTON AVE  
Street 2:

Twn/City: ARLINGTON  
St/Prov: MA Cntry: Own Occ: N  
Postal: 02476 Type:

PREVIOUS OWNER  
Owner 1: QUERZE LEO & JEAN -  
Owner 2: -  
Street 1: 179 WOLLASTON AVE  
Twn/City: ARLINGTON  
St/Prov: MA Cntry: Own Occ: N  
Postal: 02476

NARRATIVE DESCRIPTION  
This parcel contains .069 Sq. Ft. of land mainly classified as Undev. Land with a N/A Building built about 0, having primarily N/A Exterior and Square Feet, with 0 Unit, 0 Bath, 0 3/4 Bath, 0 HalfBath, 0 Rooms, and 0 Bdrm.

OTHER ASSESSMENTS  
Code Descrip/No Amount Com. Int

PROPERTY FACTORS  
Item Code Description % Item Code Description

Z	R1	SINGLE FA	100	water		
o				Sewer		
n				Electri		
Census:				Exempt		
Flood Haz:						
D				Topo		
s				Street		
t				Gas:		

LAND SECTION (First 7 lines only)

Use Code	Description	LUC Fact	No of Units	Depth / PriceUnits	Unit Type	Land Type	LT Factor	Base Value	Unit Price	Adj	Neigh	Neigh Influ	Neigh Mod	Infl 1	%	Infl 2	%	Infl 3	%	Appraised Value	Alt Class	%	Spec Land	J Code	Fact	Use Value	Notes
132	Undev. Land		3000		Sq. Ft.	Site		0	70.	0.13	6			Unbuild	-85	Size	-50			26,775						26,800	

## IN PROCESS APPRAISAL SUMMARY

Use Code	Land Size	Building Value	Yard Items	Land Value	Total Value	Legal Description
132	3000.000			26,800	26,800	
Total Card	0.069			26,800	26,800	Entered Lot Size
Total Parcel	0.069			26,800	26,800	Total Land:
Source: Market Adj Cost		Total Value per SQ unit /Card: N/A		/Parcel: N/A		Land Unit Type:

User Acct	117135
GIS Ref	
GIS Ref	
Insp Date	12/14/99
13635!	

## USER DEFINED

Prior Id # 1:	117135
Prior Id # 2:	
Prior Id # 3:	
Prior Id # 1:	12/10/2020
Prior Id # 2:	
Prior Id # 3:	
LAST REV	
Date	12/30/21
Time	17:25:55
mmcmakin	
13635	
ASR Map:	
Fact Dist:	
Reval Dist:	
Year:	
LandReason:	
BldReason:	
CivilDistrict:	
Ratio:	

PREVIOUS ASSESSMENT

Tax Yr	Use	Cat	Bldg Value	Yrd Items	Land Size	Land Value	Total Value	Asses'd Value	Notes	Date
2022	132	FV		0	3,000.	26,800	26,800		Year end	12/23/2021
2021	132	FV		0	3,000.	26,800	26,800		Year End Roll	12/10/2020
2020	132	FV		0	3,000.	26,800	26,800	26,800	Year End Roll	12/18/2019
2019	132	FV		0	3,000.	26,400	26,400	26,400	Year End Roll	1/3/2019
2018	132	FV		0	3,000.	20,300	20,300	20,300	Year End Roll	12/20/2017
2017	132	FV		0	3,000.	19,100	19,100	19,100	Year End Roll	1/3/2017
2016	132	FV		0	3,000.	17,600	17,600	17,600	Year End	1/4/2016
2015	132	FV		0	3,000.	16,400	16,400	16,400	Year End Roll	12/11/2014

SALES INFORMATION

Grantor	Legal Ref	Type	Date	Sale Code	Sale Price	V	Tst	Verif	Notes
QUERZE LEO & JE	52418-508		3/17/2009	Family	320,000	No	No		
	6609-521		1/1/1901	Family		No	No	N	

BUILDING PERMITS

Date	Number	Descrip	Amount	C/O	Last Visit	Fed Code	F. Descrip	Comment	Date	Result	By	Name
12/14/1999									12/14/1999	Vacant Lot	256	PATRIOT

ACTIVITY INFORMATION

Sign:	VERIFICATION OF VISIT NOT DATA
	/ / /

